

UNITED STATES BANKRUPTCY COURT  
FOR THE WESTERN DISTRICT OF PENNSYLVANIA

FILED  
9/7/18 10:34 am  
CLERK  
U.S. BANKRUPTCY  
COURT - WDPA

IN RE: Theresa Marie Morfenski  
Debtor(s)

SPECIALIZED LOAN SERVICING LLC, AS  
SERVICER FOR WILMINGTON SAVINGS FUND  
SOCIETY, FSB D/B/A CHRISTIANA TRUST, NOT  
IN ITS INDIVIDUAL CAPACITY, BUT SOLELY IN  
ITS CAPACITY AS OWNER TRUSTEE FOR WF 19  
GRANTOR TRUST

Movant

v.

Theresa Marie Morfenski

Respondent

Daniel J. Morfenski

Additional Respondent

and

Ronda J. Winnecour, Trustee

Additional Respondent

BK. NO. 16-10920 TPA

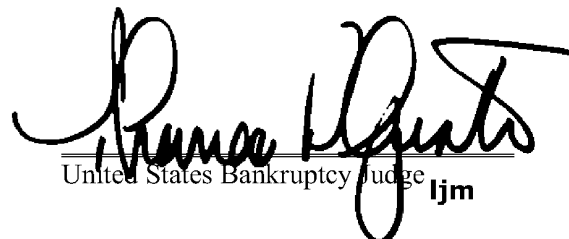
CHAPTER 13

Related to Docket # 43

**ORDER MODIFYING SECTION 362 & 1301 AUTOMATIC STAY & CO-DEBTOR STAY**

AND NOW, this 7<sup>th</sup> day of September 2018, at Pittsburgh, upon Motion of SPECIALIZED LOAN SERVICING LLC, AS SERVICER FOR WILMINGTON SAVINGS FUND SOCIETY, FSB D/B/A CHRISTIANA TRUST, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY IN ITS CAPACITY AS OWNER TRUSTEE FOR WF 19 GRANTOR TRUST, it is

**ORDERED THAT:** The Motion for Relief from the Automatic Stay of all proceedings is granted and the Automatic Stay of all proceedings, as provided under Sections 362 and 1301 of the Bankruptcy Abuse Prevention and Consumer Protection Act of 2005 (The Code), 11 U.S.C. Sections 362 and 1301, is modified with respect to the subject premises located at 1007 Liberty St, Meadville, PA 16335-0000 ("Property"), so as to allow Movant, its successors or assignees, to proceed with its rights and remedies under the terms of the subject Mortgage and pursue its in rem State Court remedies including, but not limited to, taking the Property to Sheriff's Sale, in addition to potentially pursuing other loss mitigation alternatives including, but not limited to, a loan modification, short sale or deed-in-lieu of foreclosure. Additionally, any purchaser of the Property at Sheriff's Sale (or purchaser's assignee) may take any legal action for enforcement of its right to possession of the Property.

  
United States Bankruptcy Judge **ljm**

Theresa Marie Morfenski  
1007 Liberty Street  
Meadville, PA 16335

Daniel J. Morfenski  
1007 Liberty St  
Meadville, PA 16335-0000

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701 Market Street, Suite 5000  
Philadelphia, PA 19106

**Certificate of Notice Page 3 of 3**  
United States Bankruptcy Court  
Western District of Pennsylvania

In re:  
Theresa Marie Morfenski  
Debtor

Case No. 16-10920-TPA  
Chapter 13

**CERTIFICATE OF NOTICE**

District/off: 0315-1

User: amaz  
Form ID: pdf900

Page 1 of 1  
Total Noticed: 2

Date Rcvd: Sep 07, 2018

Notice by first class mail was sent to the following persons/entities by the Bankruptcy Noticing Center on Sep 09, 2018.

db #+Theresa Marie Morfenski, 1007 Liberty Street, Meadville, PA 16335-3263  
+Daniel J. Morfenski, 1007 Liberty St, Meadville, PA 16335-3263

Notice by electronic transmission was sent to the following persons/entities by the Bankruptcy Noticing Center.  
NONE. TOTAL: 0

\*\*\*\*\* BYPASSED RECIPIENTS \*\*\*\*\*

NONE. TOTAL: 0

Addresses marked '+' were corrected by inserting the ZIP or replacing an incorrect ZIP.  
USPS regulations require that automation-compatible mail display the correct ZIP.

Transmission times for electronic delivery are Eastern Time zone.

Addresses marked '#' were identified by the USPS National Change of Address system as requiring an update.  
While the notice was still deliverable, the notice recipient was advised to update its address with the court immediately.

**I, Joseph Speetjens, declare under the penalty of perjury that I have sent the attached document to the above listed entities in the manner shown, and prepared the Certificate of Notice and that it is true and correct to the best of my information and belief.**

**Meeting of Creditor Notices only (Official Form 309): Pursuant to Fed. R. Bank. P. 2002(a)(1), a notice containing the complete Social Security Number (SSN) of the debtor(s) was furnished to all parties listed. This official court copy contains the redacted SSN as required by the bankruptcy rules and the Judiciary's privacy policies.**

Date: Sep 09, 2018

Signature: /s/Joseph Speetjens

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**CM/ECF NOTICE OF ELECTRONIC FILING**

The following persons/entities were sent notice through the court's CM/ECF electronic mail (Email) system on September 7, 2018 at the address(es) listed below:

Daniel P. Foster on behalf of Debtor Theresa Marie Morfenski dan@mrdebtbuster.com,  
clarissa@mrdebtbuster.com; fosterlaw@ecf.inforuptcy.com; anne@ecf.inforuptcy.com  
James Warmbrodt on behalf of Creditor Specialized Loan Servicing LLC as servicer for  
WILMINGTON SAVINGS FUND SOCIETY, FSB D/B/A CHRISTIANA TRUST, NOT IN ITS INDIVIDUAL CAPACITY, BUT  
SOLELY IN ITS CAPACITY AS OWNER TRUSTEE FOR WF 19 GRANTO bkgroup@kmlawgroup.com  
Jerome B. Blank on behalf of Creditor LSF10 Master Participation Trust pawb@fedphe.com  
Office of the United States Trustee ustpreion03.pi.ecf@usdoj.gov  
Richard M. Squire on behalf of Creditor LSF10 Master Participation Trust  
lcolwell@squirelaw.com, kdiskin@squirelaw.com  
Ronda J. Winnecour cmecf@chapter13trusteedpa.com  
Sarah Kathleen McCaffery on behalf of Creditor LSF10 Master Participation Trust  
smccaffery@squirelaw.com

TOTAL: 7